THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney At Law
Bank of Goodlettsville, Suite 201
112 Long Hollow Pike
Goodlettsville, Tennessee 37072

WARRANTY DEED

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Jeong S. Yun, et ux 1039 Highland Circle Madison, Tn. 37115	Same as New Owner	Map 42-3 Parcel 68 Field Book I.D. No. 11D 28950

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, HARRELL VICTOR ELLIS, ROY E. WINN, SAM POLK ELLIS a/k/a SAM POLK ELLIS, JR. a/k/a SAMUEL POLK ELLIS, JR., MARTHA GAIL ELLIS BAKER and ELIZABETH JANE ELLIS THAXTON, a/k/a BETTYE THAXTON, the Heirs at law of Sam Polk Ellis and wife, Metta Mai Ellis, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto JEONG S. YUN and wife, MYUNG W. YUN, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

A certain tract or parcel of land in Davidson County, Tennessee, described according to a survey dated August 5, 1991, by James Allen Crawford, Registered Land Surveyor, Number 1455, as follows:

BEGINNING at an iron pin in the northerly margin of Campbell Road, (451 feet more or less east of the intersection of Campbell Road and Graycroft Drive), a corner to the property conveyed to Willow Brook Towers of record in Book 8337, page 665, Register's Office for Davidson County, Tennessee; thence, with the line of Willow Brook Towers North 11 deg. 41 min. 36 sec. East 280.34 feet to an iron pin in the line of the property conveyed to Claude Ferrell by deed of record in Book 5393, page 596, said Register's Office; thence, North 82 deg. 03 min. 24 sec. East 111.12 feet to a concrete monument, marking the southwest corner of the property conveyed to Billy Bracy by deed of record in Book 4621, page 354, said monument marking a corner for Primrose Acres, Section I, as shown in Plat Book 2663, page 106, said Register's Office; thence, with the line of Bracy South 80 deg. 30 min. 43 sec. East 77.28 feet to an iron pin marking the northwest corner of the property conveyed to Robert Thompson by deed of record in Book 5383, page 703, said Register's Office; thence, with the line of Thompson South 22 deg. 14 min. 18 sec. West 349.14 feet to an iron pin in the northerly margin of Campbell Road; thence, with said margin of said road North 67 deg. 28 min. 17 sec. West 120.12 feet to the point of beginning and containing 1.10 acres, more or less.

BEING a part of the same property conveyed to Sam Polk Ellis by Quitclaim Deed from J. Vernon Ellis, Trustee, on May 26, 1950, of record in Book 1853, page 101, Register's Office for Davidson County, Tennessee. The said Sam Polk Ellis died testate on November 26, 1990, predeceased by his wife, Metta G. Ellis a/k/a Metta M. Ellis a/k/a Metta Mai Ellis who died on November 15, 1984. At the time of his death, Sam Polk Ellis was unmarried and was survived by his children, Harrell Victor Ellis, Mary Virginia Ellis Winn, Sam Polk Ellis a/k/a Samuel Polk Ellis, Jr., Martha Gail Ellis Baker and Elizabeth Jane Ellis Thaxton a/k/a Bettye Thaxton. Mary Virginia Ellis Winn died testate on June 17, 1991, devising all of her real and personal property to her husband, Roy E. Winn. At the time of her death, Mary Virginia Ellis Winn was survived by her husband, Roy E. Winn, and two children, namely, Samuel David Winn and Ronald Roy Winn, both of whom have executed Quitclaim Deeds on the real property hereinabove described to their father, Roy E. Winn, being recorded simultaneously herewith.

By their signatures hereto, HARRELL VICTOR ELLIS, ROY E. WINN, SAM POLK ELLIS a/k/a SAM POLK ELLIS, JR. a/k/a SAMUEL POLK ELLIS, JR., MARTHA GAIL ELLIS BAKER and ELIZABETH JANE ELLIS THAXTON, a/k/a BETTYE THAXTON, represent and warrant that the debt described in Item 5 of the Last Will and Testament of Samuel Polk Ellis dated July 29, 1981 and filed for Probate in the Probate Court for Davidson County, Tennessee in the case of IN RE Estate of Samuel Polk Ellis Docket No. 96607, owing to Mary Virginia Winn or her husband, Roy E. Winn has been full paid and satisfied.

The foregoing described was prepared from a survey dated August 5, 1991, by James Allen Crawford, Registered Land Surveyor, No. 1455.

The current mailing address for said property is: 634 Campbell Road, Madison, Tennessee, 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever.

And WE, the GRANTORS, do covenant with the said GRANTEES, that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and warrant that the same is unencumbered, except as follows:

1. Taxes for the year 1991, which are a lien but not yet due and payable, which have been prorated between the parties and which will be paid in full by the GRANTEES when due.

And WE, the GRANTORS, do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

ROY E. ELLIS executes this deed by and through his Attorney-in-Fact SAM POLK ELLIS, under a Power of Attorney dated August 13th, 1991 recorded simultaneously herewith. MARTHA GAIL ELLIS BAKER executes this deed by and through her Attorney-in-Fact, SAM POLK ELLIS under a Power of Attorney dated August 15th, 1991 recorded simultaneously herewith. ELIZABETH JANE ELLIS THAXTON a/k/a BETTY THAXTON executes this deed by and through her Attorney-in-Fact SAM POLK ELLIS under a Power of Attorney dated August 16th, 1991, recorded simultaneously herewith.

WITNESS our hands on this the 22nd day of August, 1991.

"GRANTORS"

Harrell Victor Ellis
HARRELL VICTOR ELLIS

Roy E. Winn
ROY E. WINN by SAM POLK ELLIS, his Attorney-in-Fact

Sam Polk Ellis
SAM POLK ELLIS

Martha Gail Ellis Baker
MARTHA GAIL ELLIS BAKER by SAM POLK ELLIS, her Attorney-in-Fact

Elizabeth Jane Ellis Thaxton
ELIZABETH JANE ELLIS THAXTON, by SAM POLK ELLIS, her Attorney-in-Fact

"GRANTEES"

Jeong S. Yun
JEONG S. YUN

Myung W. Yun
MYUNG W. YUN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, HARRELL VICTOR ELLIS and SAM POLK ELLIS, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 22nd day of August, 1991.

NOTARY PUBLIC

My Commission Expires: 12/29/93

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEONG S. YUN and wife, MYUNG W. YUN, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 22nd day of August, 1991.

NOTARY PUBLIC

My Commission Expires: 12/29/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 22nd day of August, 1991, before me, personally appeared SAM POLK ELLIS, to me known to be the person who executed the foregoing instrument on behalf of ROY E. WINN, MARTHA GAIL ELLIS BAKER, and ELIZABETH JANE ELLIS THAXTON, and acknowledged that he executed the same as the free act and deed of the said ROY E. WINN, MARTHA GAIL ELLIS BAKER, and ELIZABETH JANE ELLIS THAXTON.

WITNESS my hand, at office, this the 22nd day of August, 1991.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 12/29/93

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $37,000.00.

Affiant

Sworn to and subscribed before me, this the 22nd day of August, 1991.

NOTARY PUBLIC

My Commission Expires: 12/29/93

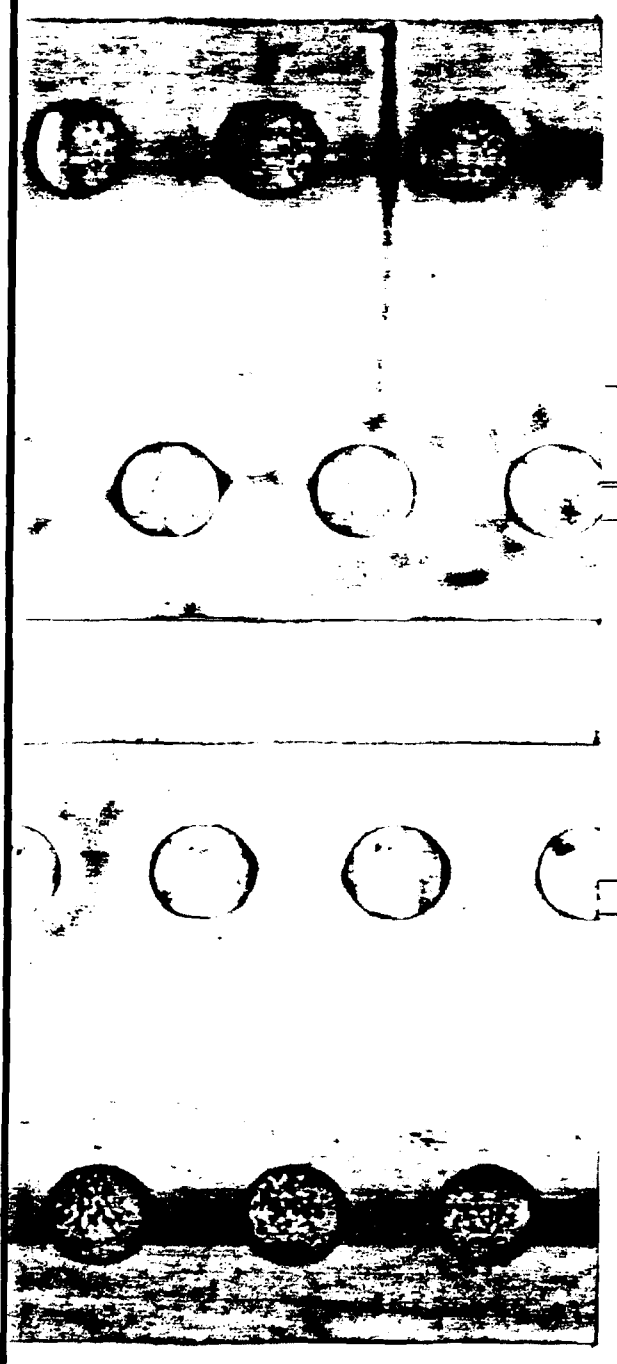
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IDENTIFICATION REFERENCE

Aug 26 8 27 AM '91

MAIL ENV.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8427 PAGE 375

CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 37000.00
CON TX 136.90
PRFEE 1.00
WDEED 9.00
TOTAL 146.90
CHECK 146.90

08/26/91 01 08:29 0001 6413

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4151 I.

IDENTIFI REFERENCE

Aug 26 8 27 AM '91

No. 452912